












MEMORANDUM




DATE: May 10, 2021
 TO: Mayor and City Council
 FROM: Graham Mitchell, City Manager
 SUBJECT: Development Project Updates

In an effort to update you on significant development projects, a brief status of each is provided below. A more detailed update on any project can be provided to you upon request.

Project	Photo	Updates
Under Construction		
Legacy Townhomes at E Washington and S Anza 41 new townhomes		Under Construction
Rocky Hill Point near E Washington and S First 26 new townhomes on Anastasia Court		Under Construction

<p>Lexington Ave Apts at 235 E Lexington</p> <p>10 new apartment homes</p>		<p>Under Construction</p>
<p>Wells Residential at 172 Wells</p> <p>Four townhomes</p>		<p>Under Construction</p>
<p>Mazda Dealership at 572 N Johnson</p> <p>New two-story 19,000 sq. ft. full service dealership</p>		<p>Under Construction</p> <p>Targeted completion Summer 2021</p>
<p>Main Street Mixed Use at 101 E Main Street</p> <p>Redevelopment of Salvation Army building with 10,000 sq. ft. of retail and 15 residential units above</p>		<p>Building permit issued and building demolished</p>

<p>New Industrial Building at 850 W Bradley</p> <p>New 7,700 sq. ft. building</p>		<p>Under Construction</p>
<p>New Starbucks at 850 N Second</p> <p>New drive-through Starbucks</p>		<p>Under Construction</p>
<p>Dentt Industrial at 1830 N Marshall</p> <p>112,000 sq. ft. of new industrial – First Phase Completed & Second Phase Under Construction</p>		<p>Under Construction</p>
<p>Marshall Personal Storage at 620 & 640 S Marshall Avenue</p> <p>New 60,000 sq. ft. self-storage building</p>		<p>Building plans under review</p>

<p>Lexington Senior Apartments at 250 E Lexington</p> <p>\$9 million dollar renovation to include fitness room and lobby addition to 100-unit senior apartment building, rehabilitation of the units, and site improvements</p>		<p>Under Construction – Exterior work</p>
<p>Parkway Plaza Self Storage at 575 Parkway Plaza</p> <p>Convert an existing 73,877 square foot basement in the former Sears building at Parkway Plaza into a self-storage facility</p>		<p>Building Plans Under Review</p>
<p>Mixed-Use Conversion at 333 W Lexington</p> <p>Addition of two residential units to commercial building</p>		<p>Building Plans Under Review</p>

Mission Federal Credit Union at 270 Fletcher Parkway Convert existing drive through Long John Silver Restaurant to a bank		Under Construction – partial demolition
Gillespie Distribution Center at 1756 Weld Blvd 140,000 square-foot distribution center with warehouse, office space and parking on vacant property (northwest corner of Weld & Cuyamaca)		Building Plans Under Review
Awaken Church at 950 N 2nd Re-purpose old Vons building into church		Building Plans Under Review Partial Demo
Approved		
Shadow Mountain Subdivision at 2000 E Madison 19-lot residential subdivision		Approved
Bostonia Greens 7 new single-family homes		Approved
The Storage District at 1338 E Main New 4-story 93,628 square feet self-storage		Approved
Battery Energy Storage at 222 N Johnson New 50 MW energy storage project adjacent to existing peaker plant		Approved
Banquet Hall at 1120 Broadway		Approved

New approximately 20,000 square feet banquet hall	
Shadow Mountain Sports Field Improvements at 2100 Greenfield New larger spectator bleachers, shade canopy, netting, and entry feature	Approved

Under Review	
St. Madeleine Sophie's Center Expansion at 2113 E Madison Expansion of the facility onto adjacent property with new approximately 5,000 sq. ft. multi-purpose building	Waiting on resubmittal
Oakdale Townhouses at Oakdale and Durham 7 new townhouses	Waiting for resubmittal
New Gas Station at 725 S Mollison New Gas Station	On hold at the request of the applicant
Circle Air Hangar at 681 Kenney St New hangar and maintenance buildings on airport property	Waiting on resubmittal
Melody Condominiums at 1369 E Main Multi-family common interest development on a vacant property	Waiting on resubmittal
Magnolia Heights at 1333 South Magnolia Amend the approved residential subdivision to add 9 additional new residential lots (25 approved) and change the configuration of the private street	Pending resubmittal
Broadway Auto Repair at 1316 Broadway Demolish and rebuild auto repair facility	Pending Planning Commission
Naranca Planned Unit Development at 1325 Naranca 3-unit single-family residential development	Pending Resubmittal
Townhomes at 300 El Cajon Boulevard 116 new condominium townhomes	Under Review
Shadow Mountain Sports Field Improvements at 2100 Greenfield New larger spectator bleachers, shade canopy, netting, and entry feature	Approved
Townhouses at 350 South Magnolia Eight new townhomes	Pending Resubmittal
Tentative Subdivision Map at Melody and Third Five-lot single-family residential subdivision	Under Review
Amikas Emergency Shelter Housing at 660 S Third Seven emergency sleeping cabins at Meridian Baptist Church	Under Review